

# **WESTMINSTER CITY COUNCIL**

## **STATEMENT OF DECISION**

**SUBJECT: WESTMEAD - THE APPROPRIATION OF LAND FOR PLANNING PURPOSES**

Notice is hereby given that the Cabinet Member for Climate Action, Regeneration and Renters, Cabinet Member for Finance and Council Reform have made the following executive decision on the above mentioned subject for the reasons set out below.

### **Summary of Decision**

The Cabinet Member for Finance and Council Reform and the Cabinet Member for Climate Action, Regeneration and Renters have approved the appropriation of the Council's land at the former Westmead Care Home 4 Tavistock Road, London W11 1BA shown edged red in the plan attached at Appendix A (the Site) for planning purposes pursuant to section 122 of the Local Government Act 1972 and subsequent use of the Council's powers under section 203 of the Housing and Planning Act 2016.

### **Reasons for Decision**

The former Westmead care home no longer met the modern standards for a care facility and was no longer fit for purpose. The care home was closed in 2020 and is now vacant. Therefore, the site is no longer required for the purpose for which it is held by the Council.

Appropriating the land for planning purposes would enable certain private third-party rights to be overridden, subject to payment of statutory compensation to those affected. This will help to ensure that development of the Site can proceed in accordance with the planning permission granted and meet the scheduled completion date.

After appropriating for planning purposes the Council will need to further appropriate the land at the Site for its intended permanent purpose. This will be to provide affordable housing, of which 70% are social and 30% intermediate rent. The report therefore seeks delegated authority to further appropriate for the intended permanent use of the land.

**Stuart Love, Chief Executive,  
Westminster City Hall,  
64 Victoria Street  
LONDON SW1E 6QP**

**Publication Date:** 19 July 2023

**Implementation Date:** 27 July 2023

**Reference:** JCM23-06